



## NOTICE OF PUBLIC HEARING BEFORE THE PLANNING COMMISSION

The Provo City Planning Commission will hold a public hearing on Wednesday, July 27, 2016, at 5:30 p.m. in the Municipal Council Chambers of the Provo City Center, located at 351 West Center Street. The items listed below will be discussed, and anyone interested is invited to attend and provide comment. Preceding the public hearing, a briefing will be held at 5:00 p.m. in the Community Development Conference Room, located at 330 West 100 South. The briefing is open to the public; however, formal presentation of items, public comment and actions will be reserved for the public hearing at 5:30 p.m. in the Municipal Council Chambers. Planning Commission hearings can be viewed live on Channel 17 or linked from the Provo City website at <http://provo.org/city-services/channel-17>.

### Public Hearings

- ITEM 1\* Dr. Wendell A. Gibby requests a zoning ordinance text amendment to Section 14.38.025 and Section 14.38.085, to allow for larger electronic signs between 3000 & 3300 North University Avenue for emergency healthcare services. **Riverside Neighborhood**. 16-0013OA, Brian Maxfield, 801-852-6429
- ITEM 2\* Provo City Community Development Department requests an Ordinance Amendment to Section 14.10 One-Family Residential, proposing reductions in required setbacks in one-family residential zones, as well as related wording and formatting changes. **City-Wide Impact**. 16-0009OA, Brian Maxfield, 801-852-6429
- ITEM 3a\* Provo City Community Development Department requests an Ordinance Amendment to Section 14.10 One-Family Residential, proposing changes in the minimum size and required setbacks for flag lots in one-family residential zones. **City-Wide Impact**. 16-0010OA, Brian Maxfield, 801-852-6429
- ITEM 3b\* Provo City Community Development Department requests an Ordinance Amendment to Section 14.34.140 Flag Lots, revising the policy, process, and other aspects related to the development of flag lots. **City-Wide Impact**. 16-0015OA, Brian Maxfield, 801-852-6429
- ITEM 4\* PEG Development requests Code Amendments to Sections 14.21A.070(2) and 14.21A.070(5)(d) to reduce the minimum building height in the DT1 (General Downtown) Zone from two stories to one story and from 14 feet to 12 feet. **Timp Neighborhood**. 16-0014OA, Brian Maxfield, 801-852-6429

### Discussion Item

- ITEM 5 Provo City Public Works Department requests a general discussion with the Planning Commission regarding east-side infrastructure, hillside development and the application of the 30% slope restriction on property. The Public Works Dept. would also like Planning Commission input on how these issues relate to the Slate Canyon Heights subdivision plat which is currently under review.

Items noted on this agenda with a star (\*) require a public hearing and legislative action by the Municipal Council. The Council hearing dates will be noticed 14 days prior to the Council meeting in the legal notices of the Daily Herald. Council agendas can be viewed at the Provo City Council web site on the Thursday prior to the Council meeting at <http://publicdocuments.provo.org/sirepub/meet.aspx>. For more information, call (801) 852-6120.

Items on this agenda without a star (\*) are administrative and require the approval only the Planning Commission. Decisions on the unmarked items may be appealed to the Board of Adjustment by making application with the Community Development Department by 6:00 p.m. **within 14 days of the Planning Commission decision.**

Copies of the agenda materials, public hearing procedure, and staff recommendations are available the week of the hearing at reasonable cost in the Community Development office between the hours of 7:00 a.m. and 6:00 p.m., Monday through Thursday. Agendas and staff recommendations are also generally available on the Provo City Community Development web site the week of the meeting at [provo.org/planningcommission](http://provo.org/planningcommission).

Provo City will make reasonable accommodations for all citizens interested in participating in this meeting. If assistance is needed to allow participation at this meeting, please call the Community Development Department at (801) 852-6400 before 12:00 p.m. the day before the meeting to make arrangements.

